

## WARRANTY DEED

017012

NO TRANSFER  
TAX PAID

37-226

Leland J. Bard and Fernande M Bard, both of Waterville, County of Kennebec, and State of Maine, for consideration paid, grant with Warranty Covenants to Leland J. Bard and Fernande M. Bard, as tenants in common and not as joint tenants, the land in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

A certain lot or parcel of land situated on Merrifield Avenue in the City of Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

Being lots numbered Two Hundred Eighty-One (281), Two Hundred Eighty-Two (282), and Two Hundred Eighty-Three (283) according to a plan of lots at Cool Street Heights Annex made for the A. F. Hutchinson Land Co., Inc. Said plan being made by Ernest W. Branch, Surveyor, dated July 5, 1923, and recorded in the Kennebec County Registry of Deeds in the Portfolio.

Each lot has a frontage of thirty (30) feet on said Merrifield Avenue; each lot has a depth of one hundred (100) feet, each lot contains three thousand (3,000) square feet according to said plan.

This conveyance is made subject to the following restrictions: No house or any other building shall be erected on said lots to cost less than fifteen hundred dollars (\$1,500.00), except that after such house or other building has been built such out-buildings as may be suitable and appurtenant may then be constructed. Previous grantor does not hold itself liable for the enforcement of these restrictions.

This conveyance is made subject to the easement for drainage as shown on the above mentioned plan.

Meaning and intending to convey hereby the same premises conveyed from Michelle R. Dugan and Gary W. Dugal to Leland J. Bard and Fernande M. Bard by deed dated September 13, 1999 and recorded in the Kennebec County Registry of Deed in Book 6055, Page 263.

WITNESS our hands and seal this 13<sup>th</sup> day of July, 2000.

Leland J. Bard  
Leland J. Bard

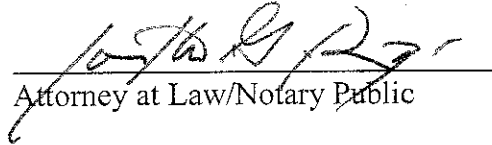
Fernande M. Bard  
Fernande M. Bard

Weeks & Hutchins, Attorneys at Law, Two Park Place, P. O. Box 417, Waterville, Maine 04903-0417

Then personally appeared the above named Leland J. bard and Fernande M. Bard,  
and acknowledged the foregoing instrument to be their free act and deed.

37-226

Before me,

  
\_\_\_\_\_  
Attorney at Law/Notary Public

50-J

JONATHAN G. ROGERS  
Notary Public, State of Maine  
Commission Expires September 22, 2001



RECEIVED KENNEBEC SS.  
2000 JUL 19 AM 9:00

ATTEST   
REGISTER OF DEEDS